

VALENCIA HIPOTECARIO 2 Fondo de Titulización Hipotecaria

Brief report

Date: 12/31/2013
Currency: EUR

Date of constitution
12/07/2005

VAT Reg. no.
V84530526

Management Company
Europea de Titulización, S.G.F.T

Originator
Banco de Valencia

Servicer
Banco de Valencia

Lead Managers
Bancaja
Deutsche Bank

Bond Underwriters and Placement Agents
Bancaja
Deutsche Bank
Dexia
Fortis Bank

Bond Paying Agent
Barclays Bank PLC

Market
AIAF Mercado de Renta Fija

Register of Book Securities
Iberclear

Treasury Account
Barclays Bank PLC

Start-up Loan
Banco de Valencia

Swap
Banco de Valencia

Assets Custodian
Banco de Valencia

Fund Auditors
Deloitte (ejercicios 2009 a actual)
Ernst & Young (hasta ejercicio 2008)

Issued securities: Mortgage-Backed Bonds

Bonds issue									
Series ISIN Code	Issue date Nº bonds	Principal outstanding (Bond Unit / Series Total / %Factor)		Interest type Reference rate and margin Payment Date	Interest Rate Next coupon	Redemption		Rating Fitch / Moody's	
		Current	Original			Final maturity (legal)	Next	Current	Original
Series A ES0382745000	12/12/2005 9,095	35,114.56 319,366,923.20 35.11%	100,000.00 909,500,000.00	Floating 3-M Euribor+0.140% 24.Jan/Apr/Jul/Oct	0.3630% 01/24/2014 32.574607 Gross 25.733940 Net	01/24/2043 Quarterly 24.Jan/Apr/Jul/Oct	01/24/2014 "Pass-Through"	AA-sf Baa1sf	AAA Aaa
Series B ES0382745018	12/12/2005 212	100,000.00 21,200,000.00 100.00%	100,000.00 21,200,000.00	Floating 3-M Euribor+0.320% 24.Jan/Apr/Jul/Oct	0.5430% 01/24/2014 138.766667 Gross 109.625667 Net	01/24/2043 Quarterly 24.Jan/Apr/Jul/Oct	To be determined "Pass-Through" Pro rata deferred start / Secuential	BBB+sf Baa3sf	A+ A1
Series C ES0382745026	12/12/2005 94	100,000.00 9,400,000.00 100.00%	100,000.00 9,400,000.00	Floating 3-M Euribor+0.550% 24.Jan/Apr/Jul/Oct	0.7730% 01/24/2014 197.544444 Gross 156.060111 Net	01/24/2043 Quarterly 24.Jan/Apr/Jul/Oct	To be determined "Pass-Through" Pro rata deferred start / Secuential	BB+sf Caa2sf	BBB+ Baa3
Series D ES0382745034	12/12/2005 99	100,000.00 9,900,000.00 100.00%	100,000.00 9,900,000.00	Floating 3-M Euribor+3.500% 24.Jan/Apr/Jul/Oct	3.7230% 01/24/2014 951.433333 Gross 751.632333 Net	01/24/2043 Quarterly 24.Jan/Apr/Jul/Oct	To be determined Due to Cash Reserve reduction	CCCR2 Csf	CCC- Ca
Total		359,866,923.20	950,000,000.00						

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR)											
		% Monthly CPR (SMM)		0,17	0,34	0,51	0,69	0,87	1,06	1,25	1,44
		% Annual equivalent CPR		2,00	4,00	6,00	8,00	10,00	12,00	14,00	16,00
Series A	With optional redemption *	Average life	Years	5.16	4.58	4.12	3.72	3.36	3.09	2.84	2.62
		Final Maturity	Years	12/19/2018	05/22/2018	12/05/2017	07/12/2017	03/04/2017	11/24/2016	08/26/2016	06/05/2016
	Without optional redemption *	Average life	Years	9.75	8.75	8.01	7.26	6.50	6.00	5.50	5.00
		Final Maturity	Years	07/24/2023	07/24/2022	10/24/2021	01/24/2021	04/24/2020	10/24/2019	04/24/2019	10/24/2018
	With optional redemption *	Average life	Years	5.41	4.83	4.35	3.94	3.60	3.30	3.05	2.82
		Final Maturity	Years	03/20/2019	08/22/2018	02/27/2018	10/02/2017	05/29/2017	02/10/2017	11/09/2016	08/19/2016
Series B	With optional redemption *	Average life	Years	13.26	12.26	11.26	10.51	9.75	9.01	8.26	7.75
		Final Maturity	Years	01/24/2027	01/24/2026	01/24/2025	04/24/2024	07/24/2023	10/24/2022	01/24/2022	07/24/2021
	Without optional redemption *	Average life	Years	9.75	8.75	8.01	7.26	6.50	6.00	5.50	5.00
		Final Maturity	Years	07/24/2023	07/24/2022	10/24/2021	01/24/2021	04/24/2020	10/24/2019	04/24/2019	10/24/2018
	With optional redemption *	Average life	Years	14.28	13.38	12.45	11.54	10.70	9.95	9.28	8.67
		Final Maturity	Years	01/31/2028	03/08/2027	04/02/2026	05/05/2025	07/04/2024	10/05/2023	02/01/2023	06/22/2022
Series C	With optional redemption *	Average life	Years	15.51	14.51	13.76	13.01	12.01	11.26	10.51	9.75
		Final Maturity	Years	04/24/2029	04/24/2028	07/24/2027	10/24/2026	10/24/2025	01/24/2025	04/24/2024	07/24/2023
	Without optional redemption *	Average life	Years	9.75	8.75	8.01	7.26	6.50	6.00	5.50	5.00
		Final Maturity	Years	07/24/2023	07/24/2022	10/24/2021	01/24/2021	04/24/2020	10/24/2019	04/24/2019	10/24/2018
	With optional redemption *	Average life	Years	16.18	15.28	14.48	13.68	12.84	12.02	11.24	10.52
		Final Maturity	Years	12/26/2029	01/28/2029	04/12/2028	06/24/2027	08/24/2026	10/27/2025	01/15/2025	04/30/2024
Series D	With optional redemption *	Average life	Years	17.26	16.26	15.26	14.51	13.76	13.01	12.26	11.51
		Final Maturity	Years	01/24/2031	01/24/2030	01/24/2029	04/24/2028	07/24/2027	10/24/2026	01/24/2026	04/24/2025
	Without optional redemption *	Average life	Years	9.75	8.75	8.01	7.26	6.50	6.00	5.50	5.00
		Final Maturity	Years	07/24/2023	07/24/2022	10/24/2021	01/24/2021	04/24/2020	10/24/2019	04/24/2019	10/24/2018
	With optional redemption *	Average life	Years	17.26	16.26	15.26	14.51	13.76	13.01	12.26	11.51
		Final Maturity	Years	01/24/2031	01/24/2030	01/24/2029	04/24/2028	07/24/2027	10/24/2026	01/24/2026	04/24/2025

* Optional clean up call when the amount of the outstanding balance of the securitised assets is less than 10 per 100 of the initial outstanding balance.
Hypothesis of delinquency and default assumptions of the securitised assets: 0%

Credit enhancement and financial operations

Credit enhancement (CE)						
Current			At issue date			
		% CE				% CE
Series A	88.75%	319,366,923.20	11.16%	95.74%	909,500,000.00	4.31%
Series B	5.89%	21,200,000.00	5.10%	2.23%	21,200,000.00	2.05%
Series C	2.61%	9,400,000.00	2.41%	0.99%	9,400,000.00	1.05%
Series D	2.75%	9,900,000.00		1.04%	9,900,000.00	
Issue of Bonds		359,866,923.20			950,000,000.00	
Reserve Fund	2.41%	8,449,386.48		1.05%	9,900,000.00	

Other financial operations (current)			
Assets	Balance	Interest	
Treasury Account	37,730,470.45	0.224%	
Servicer ppal collect not yet credited	180,952.03		
Servicer ints collect not yet credited	11,716.85		
Liabilities	Available	Balance	Interest
Start-up Loan L/T		0.00	
Start-up Loan S/T		0.00	
Swap collateralized amount	Amount	Credited	
CSA *	0.00		
Cash		10,690,000.00	
Securities		0.00	
* Credit Support Amount in favour of the Fund			

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Collateral: Residential mortgage loans

General		
	Current	At constitution date
Count	6,692	12,241
Principal		
Principal outstanding	346,122,337.70	940,242,690.85
Average loan	51,721.81	76,810.94
Minimum	18.04	3,356.13
Maximum	376,088.01	496,461.58
Interest rate		
Weighted average (wac)	1.58%	3.11%
Minimum	0.97%	1.00%
Maximum	5.25%	5.25%
Final maturity		
Weighted average (WARM) (months)	169	239
Minimum	01/01/2014	01/04/2007
Maximum	01/05/2040	11/05/2035
Index (principal outstanding distribution)		
3-month EURIBOR/MIBOR	0.01%	0.00%
1-year EURIBOR/MIBOR	1.99%	2.05%
1-year EURIBOR/MIBOR (Mortgage Market)	97.97%	97.95%
Mortgage Market: All Institutions	0.04%	0.00%

Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.49%	0.35%	0.30%	0.32%	0.52%
Annual Percentage Rate (CPR)	5.72%	4.17%	3.52%	3.72%	6.08%

LTV Distribution				
	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	1.53	6.69	0.29	7.77
10.01 - 20%	6.32	15.70	1.93	15.83
20.01 - 30%	11.94	25.37	3.82	25.38
30.01 - 40%	17.41	35.27	6.58	35.62
40.01 - 50%	26.29	45.22	10.97	45.35
50.01 - 60%	27.85	54.97	15.89	55.36
60.01 - 70%	8.62	62.75	22.49	65.47
70.01 - 80%	0.02	71.99	38.04	75.26
Weighted average (WALTV)	42.89		60.76	
Minimum	0.01		2.08	
Maximum	71.99		80.00	

Geographic distribution		
	Current	At constitution date
Andalucia	4.49%	4.64%
Aragon	6.80%	6.24%
Asturias		0.00%
Balearic Islands	0.51%	0.41%
Basque Country	0.00%	0.04%
Canary Islands		0.01%
Castilla-La Mancha	0.23%	0.36%
Castilla-Leon	0.02%	0.03%
Catalonia	0.78%	0.77%
Ceuta	0.01%	0.03%
Extremadura		0.01%
Galicia		0.01%
La Rioja	0.84%	0.83%
Madrid	6.38%	7.40%
Murcia	14.27%	13.14%
Navarra	0.29%	0.43%
Valencia	65.35%	65.64%

Current delinquency									
Aging	Assets	Overdue debt					Outstanding debt	Total debt	
		Principal	Interest	Other	Total	%		%	% Total debt / Appraisal Value
<i>Delinquencies</i>									
Up to 1 month	115	37,428.78	5,648.55	0.00	43,077.33	1.95	5,453,251.97	5,496,329.30	21.77
from > 1 to ≤ 2 months	53	37,026.16	6,932.95	0.00	43,959.11	1.99	3,147,858.97	3,191,818.08	12.64
from > 2 to ≤ 3 months	26	28,924.00	5,403.00	0.00	34,327.00	1.55	1,535,463.71	1,569,790.71	6.22
from > 3 to ≤ 6 months	33	59,403.85	12,444.49	0.00	71,848.34	3.25	1,984,687.46	2,056,535.80	8.15
from > 6 to < 12 months	38	129,306.46	40,549.67	0.00	169,856.13	7.68	2,670,000.48	2,839,856.61	11.25
from ≥ 12 to < 18 months	21	144,427.34	54,781.68	0.00	199,209.02	9.00	1,736,350.13	1,935,559.15	7.67
from ≥ 18 to < 24 months	34	312,457.80	109,947.69	0.00	422,405.49	19.09	2,524,011.97	2,946,417.46	11.67
from ≥ 2 years	54	836,437.23	391,828.10	0.00	1,228,265.33	55.50	3,982,061.68	5,210,327.01	20.64
Subtotal	374	1,585,411.62	627,536.13	0.00	2,212,947.75	100.00	23,033,686.37	25,246,634.12	100.00
<i>Doubt debts (subjectives)</i>									
	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	
Subtotal	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total	374	1,585,411.62	627,536.13	0.00	2,212,947.75		23,033,686.37	25,246,634.12	43.84